

## QUITCLAIM DEED WITHOUT COVENANT

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TRANSFER  
TAX  
PAID

48-362

Know all persons by these presents, that **Peoples Heritage Savings Bank**, a Maine banking corporation with a principal place of business at One Portland Square, POB 9540, Portland, Maine 04112-9540, as foreclosing mortgagee by virtue of and pursuant to a judgment of foreclosure and sale entered by the Seventh District Court, Division of Northern Kennebec, on July 23, 1997, in the civil action entitled **Peoples Heritage Savings Bank v. Wayne and Pauline Leach**, Docket Nos. CV-96-202 and CV-96-203 for the foreclosure of certain mortgages given by Wayne and Pauline Leach to Peoples Heritage Savings Bank and dated September 15, 1989, and December 12, 1988, and recorded in the Kennebec County Registry of Deeds, Book 3616, Page 240, and Book 3475, Page 230, for consideration paid, does hereby remise, release and forever quitclaim unto **Gerald L. Vigue** of Waterville, County of Kennebec and State of Maine, with a mailing address of 28 Johnson Heights, Waterville, Maine 04901, all right and title and interest in and to certain real property located at **Waterville** in the County of Kennebec and State of Maine, and being more particularly described in Exhibit A, attached hereto and made a part hereof.

In witness whereof, the said Peoples Heritage Savings Bank, as foreclosing mortgagee by virtue of the judgment of foreclosure and sale, as aforesaid, has caused this instrument to be executed in its name and on its behalf by Joseph D. Guimond, its Vice President thereunto duly authorized, this 22 day of December, 1997.

Witness:

Peoples Heritage Savings Bank

Tracey Cook

Joseph D. Guimond  
By Joseph D. Guimond  
Its Vice President

STATE OF MAINE  
COUNTY OF CUMBERLAND

DATED: December 22, 1997

Then personally appeared the above named Joseph D. Guimond, in his capacity as Vice President of Peoples Heritage Savings Bank, and acknowledged the foregoing to be his free act and deed in his said capacity and the free act and deed of said Peoples Heritage Savings Bank.

Before me,

Tracey Cook

Notary Public/Attorney at Law

TRACEY COOK  
Notary Public  
My Commission Expires February 1, 1998

48-362

## EXHIBIT A

(92½ Front Street)

A certain lot or parcel of land, with any buildings thereon, situated in Waterville, County of Kennebec, and State of Maine, bounded and described as follows, to wit:

Beginning at an iron post set in the ground at the southwest corner of land now or formerly of George Roy; thence running northerly on said Roy's westerly line thirty-five and 25/100 feet to an iron pin set in the ground; thence running westerly eighty-two and 5/100 feet through a point two feet northerly from the northwest corner of the house on said premises to a fence; thence southerly along said fence by land now or formerly of Ann M. Pulsiver and land now or formerly of Arthur Alden to a stone bound situated in the northerly line of land formerly of W. T. Haines; thence easterly on said Haines land and land now or formerly of Charles King ninety-nine (99) feet to the point of beginning. Together with a right-of-way to be used by the Grantee, his heirs and assigns, in commons with others, one rod in width on land next northerly of the lot or parcel herein conveyed and land of George Roy above-mentioned, from Front Street to a point opposite and northerly of the northeast corner of the piazza of the house on said premises.

Meaning and intending to convey the same premises described in a deed from Stephen T. Reynolds to David W. Gagne, and recorded in the Kennebec County Registry of Deeds, Book 3065, Page 270.

RECEIVED KENNEBEC SS.

97 DEC 31 AM 9:00

ATTEST: *Theresa B. McKinnon*  
REGISTER OF DEEDS